

**MERCHANTS & FARMERS BANK  
GRANTOR(S)**

**TO**

**SPECIAL  
WARRANTY DEED**

**JUDY A. KENNENE  
GRANTEE(S)**

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For and in consideration of the sum of Ten Dollars (\$10.00) cash in hand paid and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the undersigned Grantor, **MERCHANTS & FARMERS BANK**, does hereby sell, convey and warrant, except as hereinafter set forth, unto **JUDY A. KENNENE**, the following described property, together with the improvements, hereditaments and appurtenances thereunto belonging, located in the County of DeSoto, State of Mississippi, and more particularly described as follows, to-wit:

**Lot 66, Trinity Lakes, Revised, PUD, Phase I, located in Section 12, Township 2 South Range 8 West, DeSoto County, Mississippi, as shown on plat recorded in Plat Book 73, Pages 32-34, in the office of the Chancery Clerk of DeSoto County, Mississippi.**

Said lands are subject to rights of way and easements for public roads and for public utilities; to applicable building, zoning, subdivision and Health Department regulations; to the covenants, limitations and restrictions of record with the said recorded plat of said subdivision and to which reference is hereby made; to any matter which might be disclosed by a current, accurate survey and physical inspection of said lands.

**GRANTOR HEREIN** does hereby covenant with the Grantees that it is lawfully seized in fee of the aforescribed real estate; that it has a good right to sell and convey the same; that same is unencumbered, except as stated hereinabove and that title and quiet possession thereto it will warrant and forever defend against the lawful claims of all persons claiming by, through, or under Grantor, but not further or otherwise.

Possession is given upon the delivery of this deed; taxes for the year 2009 shall be prorated among the parties.

WITNESS MY SIGNATURE this the 24<sup>th</sup> day of April, 2009.

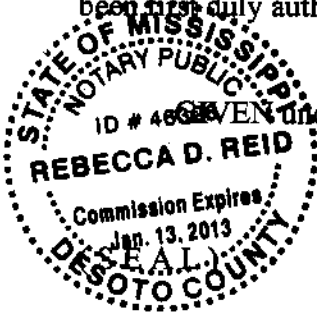
Merchants & Farmers Bank

By: G. Stiles Rougeou  
Its: Vice President

STATE OF MISSISSIPPI

COUNTY OF DESOTO

PERSONALLY appeared before me, the undersigned authority of law in and for this jurisdiction, the within named G. Stiles Rougeou, who acknowledged to me that he is the Vice President of the corporation known as Merchants & Farmers Bank, and that for and on behalf of said corporation and as its act and deed he signed and delivered the foregoing instrument of writing on the day and year therein mentioned, he/she having been first duly authorized to do so.



GIVEN under my hand and official seal on this the 24<sup>th</sup> day of April, 2009.

Rebecca D Reid  
NOTARY PUBLIC

My Commission Expires:

ADDRESS OF GRANTORS:  
510 Church Road  
Southaven, MS 38671  
Business: 662-342-8800

ADDRESS OF GRANTEES:  
880 Sweetwater Drive  
Southaven, MS 38671  
Home: 349-4944  
Work: 349-5901

**PREPARED BY AND RETURN TO:**  
**FIRST NATIONAL FINANCIAL TITLE SERVICES, INC.**  
**LAWRENCE F. HATTEN, III, Attorney**  
**6880 COBBLESTONE BLVD., SUITE 2**  
**SOUTHAVEN, MS 38672**  
**(662) 892-6536**

**FILE # S16106**